

**CITY OF FRANKLIN**  
**PLAN COMMISSION REGULAR MEETING\***  
**AGENDA**  
**Franklin City Hall Common Council Chambers**  
**9229 West Loomis Road, Franklin, Wisconsin**  
**Thursday, August 7, 2003 - 7:00 P.M.**

I. CALL TO ORDER AND ROLL CALL

II. APPROVAL OF MINUTES

- A. Approval of Regular Meeting Minutes of June 19, 2003 as amended.
- B. Approval of Regular Meeting Minutes of July 10, 2003.
- C. Approval of Regular Meeting Minutes of July 17, 2003.
- D. Approval of Special Meeting Minutes of July 24, 2003.

III. PUBLIC HEARINGS

A. QUARRY RECLAMATION

APPLICANT: Vulcan Materials/Payne & Dolan  
REGARDING: PDD 23 & PDD 24 compliance with Nonmetallic Mining Reclamation Plan.  
LOCATION: 57136 W. Rawson Avenue  
STATUS: Take Public Comment.

B. MURRAY NATURAL RESOURCE SPECIAL EXCEPTION

APPLICANT: Joseph & Gisela Murray  
REGARDING: Request to excavate/scrape wetland for maintenance.  
LOCATION: 9134 W. St. Martins Road  
STATUS: Take Public Comment.

C. PIETRUSZYNSKI BULK SPECIAL EXCEPTION

APPLICANT: Daniel & Odessa Pietruszynski  
REGARDING: Special exception to allow relief from driveway side yard setbacks.  
LOCATION: 3801 W. Madison Boulevard  
STATUS: Take Public Comment.

D. MERTZ BULK SPECIAL EXCEPTION

APPLICANT: Doug & Vicky Mertz  
REGARDING: Special exception to allow relief from front yard setback requirements  
LOCATION: 4576 W. Alesci Drive  
STATUS: Take Public Comment.

E. RENEWAL OF SPECIAL USE FOR FRANKLIN OAKS

APPLICANT: The Villas Partnership LLC & Franklin Oaks Partners LLC  
REGARDING: Request to renew Special Use.  
LOCATION: 8073 S. 35 Street  
STATUS: Take Public Comment.

IV. BUSINESS

A. REQUEST APPROVAL TO CHANGE FACADE TREATMENT OF GYMNASIUM

APPLICANT: Faith Christian Fellowship Church - Pastor Ruben Ceballos  
REGARDING: Change of approved treatment to the top of one of the facades of the proposed 103' x 72' addition, zoned I-1 Institutional District.  
LOCATION: 11010 West St. Martins Road, NE 1/4 of Section 18.  
STATUS: Take Action

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**B. MURRAY NATURAL RESOURCE SPECIAL EXCEPTION**

APPLICANT: Joseph & Gisela Murray  
REGARDING: Request to excavate/scrape wetland for maintenance.  
LOCATION: 9134 W. St. Martins Road  
STATUS: Review and Recommend.

**C. PIETRUSZYNSKI BULK SPECIAL EXCEPTION**

APPLICANT: Daniel & Odessa Pietruszynski  
REGARDING: Special exception to allow relief from driveway side yard setbacks.  
LOCATION: 3801 W. Madison Boulevard  
STATUS: Review and Recommend.

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APPLICANT: Doug & Vicky Mertz  
REGARDING: Special exception to allow relief from front yard setback requirements  
LOCATION: 4576 W. Alesci Drive  
STATUS: Review and Recommend.

**E. RENEWAL OF SPECIAL USE FOR FRANKLIN OAKS**

APPLICANT: The Villas Partnership LLC & Franklin Oaks Partners LLC  
REGARDING: Request to renew Special Use.  
LOCATION: 8073 S. 35 Street  
STATUS: Review and Recommend.

**F. FINAL PLAT - SILVERWOOD**

APPLICANT: United Financial Group, Inc./Bob Zoelle  
REGARDING: Final plat - 20 lot single family residence  
LOCATION: S. 88 Street and W. Lake Pointe Drive  
STATUS: Review and Recommend.

**G. CONCEPT REVIEW - PRIYA**

APPLICANT: Priya Corporation  
REGARDING: Gas station/Mixed use commercial  
LOCATION: 5100-5110 W. Ryan Road  
STATUS: Provide comments.

**H. NATURAL RESOURCE SPECIAL EXCEPTION – PRAIRIE GRASS PRESERVE**

APPLICANT: Carity Land Corp., Prairie Grass Preserve (aka Wyndwood).  
REGARDING: R-3 Suburban/Estate Single Family Residence District and R-7 Two Family Residence District Subdivision.  
LOCATION: 9209-9335 W. St. Martins Road, NE 1/4 of Section 20.  
STATUS: Review and Recommend.

**I. SIGN REVIEW - PDD #29 WELLNESS CENTER/MOVIE COMPLEX**

APPLICANT: Mark Carstensen  
REGARDING: Sign Review for Show Time Cinema  
LOCATION: 8910 S. 102 Street  
STATUS: Review and Recommend.

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J. FINAL PLAT - WYNDHAM RIDGE

APPLICANT: Wyndham Ridge LLC, Mark E. Carstensen Development  
REGARDING: 26 Lots/2 Outlot Subdivision zoned R-3E Suburban/Estate Single Family Residence District.  
LOCATION: SE corner of STH 100/West Woelfel Road (9731 W. Woelfel Road, SE 1/4 of Section 8  
STATUS: Review and Recommend

K. RESOLUTION

APPLICANT: Menard Inc  
REGARDING: To construct a Menards' Home Improvement Center, zoned M-1 Limited Industrial District.  
LOCATION: 6531 South Lovers Lane Road  
STATUS: Review and Approve

L. DEDICATION OF RIGHT-OF-WAY

APPLICANT: Sloga Fraternal Life Insurance, Edward W. Pazo  
REGARDING: Dedication of right-of-way - W. Puetz Road and S. 27 Street  
LOCATION: Southwest corner of W. Puetz Road and S. 27 Street  
STATUS: Review and Recommend.

M. NEXT REGULARLY SCHEDULED PLAN COMMISSION MEETING DATES

1. August 21, 2003 - 7:00 p.m.
2. September 4, 2003 - 7:00 p.m.

V. ADJOURNMENT

*"Notice is given that a majority of the Common Council may attend this meeting to gather information about an Agenda item over which they have decision making responsibility. This may constitute a meeting of the Council per State ex rel. Badke v. Greendale Village Board even though the Council will not take formal action at this meeting."*

Upcoming Common Council Meeting Dates:

August 19, 2003 - 6:30 p.m.

September 9, 2003 - 6:30 p.m.